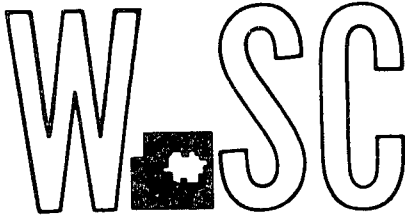


WICHITA—SEDGWICK COUNTY



METROPOLITAN AREA PLANNING
DEPARTMENT

CITY HALL — TENTH FLOOR
455 NORTH MAIN STREET
WICHITA, KANSAS 67202

~~Baughman~~ Company
330 Laura
Wichita, Kansas

July 6, 1978

Re: S/D 77-6 - Final Plat of Robbins Farm Addition

Gentlemen:

At the regular meeting of the Metropolitan Area Planning Commission on July 6, 1978, the above captioned plat was considered. The action of the Planning Commission was to recommend that the plat be approved as recommended by the Subdivision Committee subject to the conditions stated in our letter of June 30, 1978.

In addition to complying with those conditions, it is necessary that you meet the following requirements before this plat can be forwarded to the Board of City Commissioners for consideration:

1. Compliance with the requirements of the Metropolitan Area Planning Department.
2. Submission of the fully completed and signed tracing of the subdivision to the Metropolitan Area Planning Department.
3. Submission of a title report by an abstract or title insurance company or an attorney's opinion that fee title is vested in the plattor.
4. Certification that all taxes due and payable for 1977 and prior years have been paid.

If you have any questions, please call.

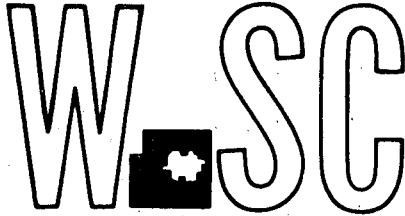
Yours very truly,

Jack H. Galbraith
Chief Planner

JHG:bh

cc: W. Dale Cooper & Richard S. Robinson, Robbins Realty, 5301
Broadway, 67216
Dean Sellers, Assistant City Engineer

WICHITA—SEDGWICK COUNTY



METROPOLITAN AREA PLANNING
DEPARTMENT

CITY HALL — TENTH FLOOR
455 NORTH MAIN STREET
WICHITA, KANSAS 67202
(316) 268-4561

June 30, 1978

Baughman Company
330 Laura
Wichita, Kansas 67211

Re: S/D 77-6 Final plat of Robbins Farm Addition

Gentlemen:

At the regular meeting of the Subdivision Committee of the Metropolitan Area Planning Commission, June 29, 1978, the above captioned plat was considered. The action of the Committee was to recommend that this plat be approved, subject to:

- A. An angle indicated on the plat is incorrect and shall be changed accordingly. The Flood Control Office should be contacted regarding this matter.
- B. The applicant and/or his surveyor shall contact the Department of Public Works relative to the appropriate name for the street as indicated on McLean Drive on the plat. The appropriate name for said street shall then be reflected on the face of the plat tracing.
- C. The 10 foot utility easement along the south line of Block 1, shall be increased to 20 feet in width.
- D. The applicant shall guarantee the installation of storm water sewers to serve subject property.
- E. The applicant shall guarantee the paving of all interior streets.
- F. The applicant shall guarantee the extension of sanitary sewer to serve all lots being platted.
- G. The applicant shall guarantee the extension of City water to serve all lots being platted.

Re: S/D 77-6
June 30, 1978
Page Two

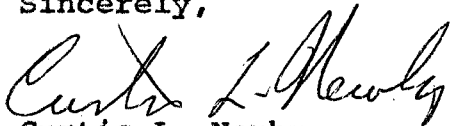
- H. Sidewalks will be required adjacent to all streets except 55th Street South.
- I. The applicant shall submit a document to be recorded with the Register of Deeds, acknowledging that the construction of sidewalks is the responsibility of the owner of each lot when requests are made for building permits.
- J. Both telephone and electric service shall be installed underground.
- K. Any raising, lowering, encasement or relocation of the pipelines crossing subject property shall be at the sole expense of the applicant.
- L. Recording of the plat within 30 days after approval by the Board of City Commissioners.

Enclosed with the applicant's copy of this letter is a list of the five methods which have been adopted as being acceptable for guaranteeing improvements required in the approval of plats. Forms for the bond and irrevocable letter of credit are available from this office.

The enclosed "marked" copy of the final plat is for your information and files.

This matter will be forwarded to the Planning Commission for its consideration on Thursday, July 6, 1978, at 1:30 p.m. If you should have any questions concerning this matter, please call.

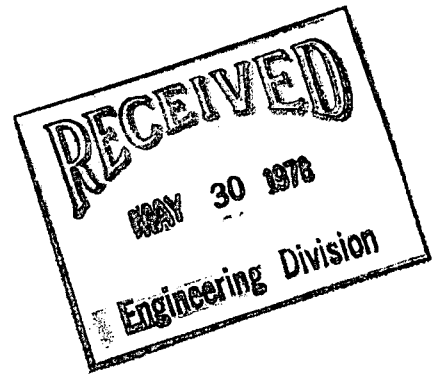
Sincerely,


Curtis L. Newby
Junior Planner

CLN:et

cc:

✓ Dean Sellers, Assistant City Engineer
W. Dale Cooper & Richard S. Robinson, Robbins Realty, 5301 South
Broadway, Wichita, Kansas 67216



May 25, 1978

Baughman Company
330 Laura
Wichita, Kansas 67211

Re: S/D 77-6 - Final plat of Robbins Farm Addition

Gentlemen:

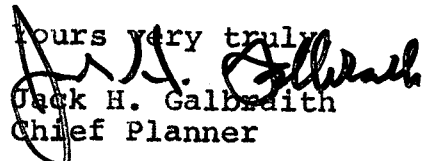
At the regular meeting of the Metropolitan Area Planning Commission on May 25, 1978, the above-captioned plat was considered. The action of the Commission was to recommend approval of the plat subject to the conditions as recommended by the Sub-division Committee as outlined in our letter to you of May 19, 1978, with the exception of Condition "N" which shall be changed to read as follows:

- N. The 15 foot drainage access easement shall be labeled as a drainage dedication and the wording for Reserve A in the plattor's text shall be expanded as follows: "Reserve D is hereby reserved for public drainage easement purposes with the right...."

In addition to complying with those conditions, it is necessary that you meet the following requirements before this plat can be forwarded to the Board of City Commissioners for consideration:

1. Compliance with the requirements of the Metropolitan Area Planning Department.
2. Submission of the fully completed and signed tracing of the subdivision to the Metropolitan Area Planning Department.
3. Submission of a title report by an abstract or title insurance company or an attorney's opinion that fee title is vested in the plattor.
4. Certification that all taxes due and payable for 1977 and prior years have been paid.

If you have any questions, please call.

Yours very truly,

Jack H. Galbraith
Chief Planner

JHG:bh

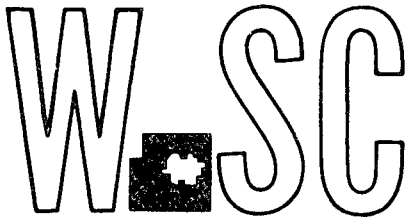
Baughman Company

Page 2

May 25, 1978

cc: Richard S. Robinson, Robbins Realty, 550 W. Central
Apartment 1005, 67203
Dean Sellers, Assistant City Engineer

WICHITA—SEDGWICK COUNTY

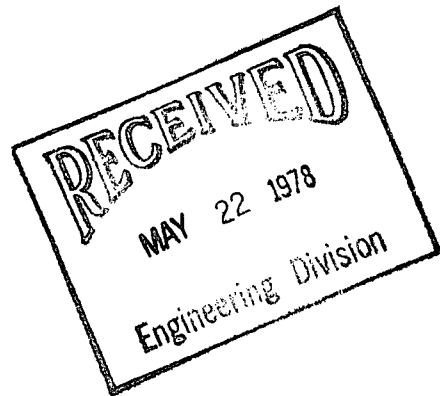


METROPOLITAN AREA PLANNING
DEPARTMENT

CITY HALL — TENTH FLOOR
455 NORTH MAIN STREET
WICHITA, KANSAS 67202
(316) 268-4561

May 19, 1978

Baughman Company
330 Laura
Wichita, Kansas 67211



Re: S/D 77-6 Final plat of Robbins Farm Addition

Gentlemen:

At the regular meeting of the Subdivision Committee of the Metropolitan Area Planning Commission, May 18, 1978, the above captioned plat was considered. The action of the Committee was to recommend that this plat be approved, subject to:

- A. The applicant and/or his engineer shall contact the Planning Department prior to the Planning Commission meeting of May 25, 1978, regarding the triangular portion of the applicant's ownership to the west of Palisades and how it might be developed and/or incorporated in the plat.
- B. The Midland Valley right-of-way on the plat shall be relabeled as an exception with the notation that it is owned by the City of Wichita.
- C. A condition of approval of the preliminary plat was a recommendation that the box culvert project for installation of box culverts under Broadway, be included in the 1978 Capital Improvement Program. The Director of Public Works has indicated that this project would be included in the Department of Public Works recommendations for the 1978-1983 Capitol Improvement Program.
- D. The applicant shall guarantee the drainage improvements required by the plat.
- E. The applicant shall guarantee the paving of all the interior streets.
- F. The applicant shall guarantee the installation of sanitary sewer to serve all lots.

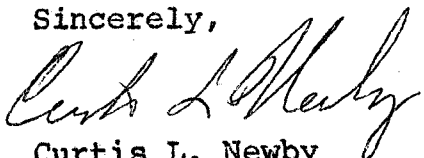
- G. The applicant shall guarantee the installation of City water to serve all lots.
- H. Sidewalks will be required adjacent to all streets except 55th Street South.
- I. The applicant shall submit a document to be recorded with the Register of Deeds, acknowledging that the construction of sidewalks is the responsibility of the owner of each lot when requests are made for building permits.
- J. Both telephone and electric service shall be installed underground.
- K. Complete access control to Broadway shall be indicated on Reserve "A" and complete access control to 55th Street South for a distance of 40 feet back from the southeast corner of Reserve "A" shall be indicated on the plat.
- L. Access control to 55th Street South on the balance of Reserve "A" shall limit the access to two locations.
- M. The right-of-way being dedicated by this plat for 55th Street South and for Broadway shall be appropriately indicated on the Plat.
- N. Reserve "A" and the 15 foot drainage access easement shall be labeled as drainage dedication and the appropriate revisions shall be made in the plat's text.
- O. Recording of the plat within 30 days after approval by the Board of City Commissioners.

Enclosed with the applicant's copy of this letter is a list of the five methods which have been adopted as being acceptable for guaranteeing improvements required in the approval of plats. Forms for the bond and irrevocable letter of credit are available from this office.

The enclosed "marked" copy of the final plat is for your information and files.

This matter will be forwarded to the Planning Commission for its consideration on Thursday, May 25, 1978, at 1:30 p.m. If you should have any questions concerning this matter, please call.

Sincerely,



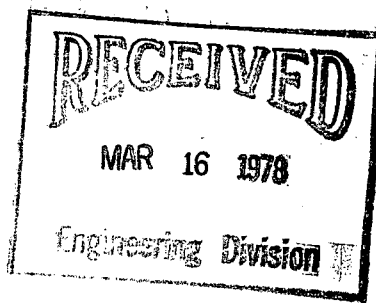
Curtis L. Newby
Junior Planner

CLN:et

cc:

✓ Dean Sellers, Assistant City Engineer

Richard S. Robinson, Robbins Realty, 550 W. Central, Apt. 1005,
Wichita, Kansas 67203



March 15, 1978

Mr. John D. Wynkoop, Director
City of Wichita Water Department
455 North Main Street
Wichita, Kansas 67202

Re: Proposed Water Main Extension
from South Broadway across SE/4
Section 20, Township 28 South,
Range 1 East to West Boundary
of Abandoned Midland Valley
Railroad Right-of-Way.

Dear Mr. Wynkoop:

This letter will confirm and reduce to writing the verbal agreement reached with you and Mr. Bill Otten on March 14, 1978, regarding the enclosed sketch of the above-referenced water main, prepared in conformance with your letter dated February 14, 1978.

You agreed that a water main can be installed on the proposed 54th Street South, the proposed 30' easement, and across the city-owned abandoned railroad right-of-way, to serve an area which we are presently platting (S/D 77-6 Robbins Farm Addition), and that construction costs can be handled by any program mutually agreed upon.

The enclosed sketch has been reviewed by Mr. Curtis Newby of the planning department and with Mr. Dick Linn of the engineering department. Mr. Newby offered the opinion that the street dedication would be approved as sketched.

Mr. Dick Linn suggested that the street and easement be dedicated only for the purpose of facilitating water availability and that engineering of the street, grades, etc. can

Mr. John D. Wynkoop
March 15, 1978
Page 2

await platting of the immediate area, and can conform to the use and location of the proposed water main.

Thank you for your time and efforts, allowing us to proceed with the dedication as proposed.

Yours Truly,

ROBBINS REALTY

Enclosure

cc: Mr. Curtis Newby
Mr. Dick Linn

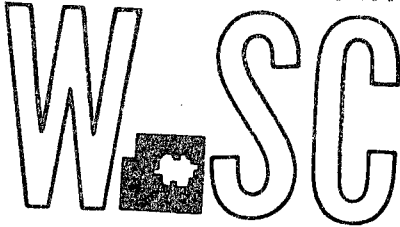
W. Dale Cooper
Managing Partner

3/26/78

Mitch to give Wynkoop x-section of ditch
where water line crosses

ds

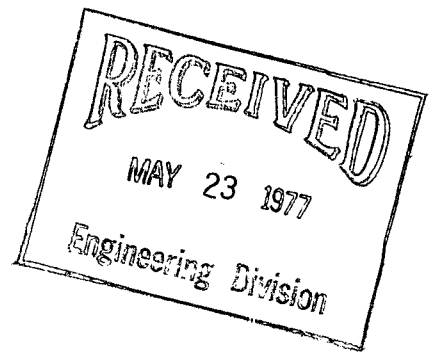
WICHITA - SEDGWICK COUNTY



METROPOLITAN AREA PLANNING
COMMISSION

CITY HALL -- TENTH FLOOR
455 NORTH MAIN STREET
WICHITA, KANSAS 67202
(316) 268-4561

Baughman Company
330 Laura
Wichita, Kansas 67211



May 23, 1977

Re: S/D 77-6 - Preliminary plat
of ROBBINS FARM ADDITION

Gentlemen:

At the regular meeting of the Subdivision Committee of the Metropolitan Area Planning Commission, May 19, 1977, the above captioned plat was considered. The action of the Committee was to defer this plat indefinitely at the applicant's request. At such time as you want this plat rescheduled for consideration, please advise our office so we can place this plat on the agenda.

Sincerely,

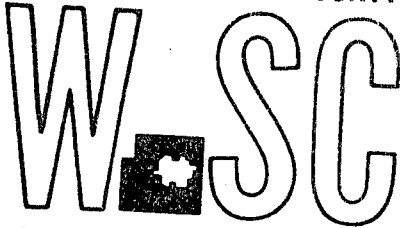
Curtis L. Newby
Junior Planner

CLN:rme

cc: Robbins Realty, c/o Richard S. Robinson
550 W. Central, Apt. 1005, 67203

✓ Dean Sellers, Assistant City Engineer

WICHITA—SEDGWICK COUNTY



METROPOLITAN AREA PLANNING
COMMISSION

CITY HALL — TENTH FLOOR
455 NORTH MAIN STREET
WICHITA, KANSAS 67202
(316) 268-4561

Baughman Company
330 Laura
Wichita, Kansas 67211

July 15, 1977

Re: S/D 77-6 - Preliminary plat of
ROBBINS FARM ADDITION

Gentlemen:

At the regular meeting of the Subdivision Committee of the Metropolitan Area Planning Commission, July 14, 1977, the above captioned plat was considered. The action of the Committee was to approve the preliminary and authorize preparation of the final plat, subject to the following:

- A. The applicant and/or his surveyor shall contact Tim Cain of the Department of Public Works relative to indicating appropriate street names on the plat.
- B. The 60 feet of right-of-way indicated for the north-south street adjacent to the old Midland Valley Railroad may be reduced to 50 feet in width.
- C. The applicant shall guarantee the drainage improvements required on the plat.
- D. Development of subject property is dependent upon being able to get the drainage from said plat under Broadway and across the service station property on the east side of Broadway to the drainage ditch being constructed along the north side of 55th Street South from east of Broadway to the Riverside drainage channel.
- E. The Subdivision Committee recommends that a project to install box culverts under Broadway and to acquire right-of-way across the service station property to provide for the handling of the drainage from this plat, be included in the Capital Improvements Program for 1978.

S/D 77-6
July 15, 1977
Page 2

- F. The applicant shall guarantee the paving of all the interior streets.
 - G. The applicant shall guarantee the construction of sidewalks adjacent to all interior streets.
 - H. It shall be noted that construction of sidewalks is required as a condition of issuance of building permits when the sidewalks have been guaranteed as a requirement of plat approval.
 - I. The applicant shall guarantee the installation of sanitary sewer to serve each lot.
 - J. The applicant shall guarantee the installation of city water to serve each lot.
 - K. Any raising, lowering, incasement or relocation of the Cities Service pipeline along the west line of the plat necessitated by this plat shall be at the sole expense of the applicant.
 - L. Both telephone and electric service shall be installed underground.
 - M. Requirements for a final plat (see pages 20-25, Part 4, Article 5 of the MAPC Subdivision Regulations).
- Enclosed herewith is the "marked" copy of the preliminary plat for your information and files.
- If you should have any questions concerning this matter, please call.

Sincerely,

Curtis L. Newby
Junior Planner

CLN:rme
Encl.

cc: Richard S. Robinson, c/o Robbins Realty, 550 W. Central,
Apt. 1005, 67203
Mr. Nathan H. McDonald, 717 E. 58th Street South, 67216
✓ Dean Sellers, Assistant City Engineer

WICHITA-SEDGWICK COUNTY

METROPOLITAN AREA PLANNING DEPARTMENT

DATE

July 15, 1977

TO Ray Bruggeman, Director of Public Works

FROM Jack H. Galbraith, Chief Planner

SUBJECT S/D 77-6 - Preliminary Plat of ROBBINS FARM ADDITION - Drainage Improvements

The above referred to preliminary plat located at the northwest corner of 55th Street South and Broadway, was considered by the Subdivision Committee on July 14, 1977 and approved subject to several conditions.

One of the conditions of approval concerned the drainage from subject property. The applicant is proposing to dedicate on the plat a drainage dedication 50 to 130 feet wide along the north side of 55th Street South from the west line of the plat to the west line of Broadway Avenue to handle the drainage via an open channel. The problem which the applicant and his surveyor were advised of at the sketch plat level concerning the drainage proposal, was how to get the drainage under Broadway across a service station property east of Broadway and into the drainage ditch being constructed along the north side of 55th Street east of Broadway. The action of the Subdivision Committee concerning this matter, was to recommend that a project to provide for a box culvert under Broadway and acquiring the drainage right-of-way across the service station property be included in the Capital Improvements Program for 1978.

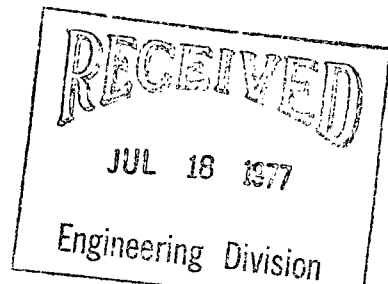
In order for the plat to proceed, we need to determine as quickly as possible if the City Commission will approve this project as the development of this plat is dependent upon being able to get the drainage under Broadway. I am not sure how you usually handle a request such as this, whether you take a new project to the City Commission to approve, or whether you request that they expand the project earlier approved to the east associated with Riverside 2nd, project D-54. If you need additional information, please advise.

APPROVED BY:

JHG
Jack H. Galbraith
Chief Planner

RAL
Robert A. Lakin
Director of Planning

JHG:CLN:rme



COPY

Ray Bruggeman
Director of Public Works
July 15, 1977
Page 2

cc: ✓ Dick Linn, City Engineer
M. S. Mitchell, Maintenance-Flood Control
Michael Savina, Chairman, Subdivision Committee

WILLIAM L. KORBER

BAUGHMAN CO.

S U R V E Y O R S

330 LAURA

WICHITA, KANSAS

PHONE 316/262-7271

DERBY REFINING COMPANY

PIPELINE EASEMENT

A strip of land 10 feet in width lying 5 feet on each side of the following described center line: Beginning at a point on the north line of the SE $\frac{1}{4}$ of Sec. 20, Twp. 28-S, R-1-E, Sedgwick County, Kansas, said point being 73.5 feet west of the N.E. Corner thereof; thence southerly, parallel to and 73.5 feet west of the east line of said SE $\frac{1}{4}$, 1972.27 feet; thence westerly, parallel with the south line of said SE $\frac{1}{4}$, 529.71 feet; thence northwesterly, along a curve to the right with a radius of 63 feet, a central angle of 44° 45' 50" and an arc length of 49.22 feet to the P.T. of said curve; thence southwesterly with a deflection angle to the left of 74° 01' 02" from the tangent of said curve, 481.35 feet; thence southeasterly, with a deflection angle to the left of 90°, 370.26 feet to a point 135 feet north of the south line of said SE $\frac{1}{4}$; thence westerly, parallel to and 135 feet north of the south line of said SE $\frac{1}{4}$, 1677.84 feet; thence southwesterly, with a deflection angle to the left of 56° 10' 50", 162.49 feet to a point on the south line of the SW $\frac{1}{4}$ of said Section 20, said point being 4.20 feet west of the S.E. Corner thereof.

Void

S/D NO. 77-6 Name ROBBINS FARM ADDITION
Date Application Rec'd. 5-9-77 Preliminary Approval _____
Scheduled S/D Meeting 5-19-77

DESCRIPTION

General Location Northwest corner of Broadway and 55th Street South

Owner Richard S. Robinson
Surveyor/Engineer Baughman Company
Address 330 Laura Phone 262-7271

- | | | | |
|--|------------------------|----------------------------------|-----------------|
| 1. Gross Acreage of Plat | <u>35.7</u> | 7. Lineal Feet of New Streets: | |
| 2. Number of Lots: | | a. <u>60</u> R/W <u>800</u> ft. | |
| Residential | <u>78</u> | b. <u>64</u> R/W <u>2920</u> ft. | |
| Commercial | _____ | c. <u>70</u> R/W <u>715</u> ft. | |
| Industrial | _____ | d. _____ R/W _____ ft. | |
| Other | _____ | e. _____ R/W _____ ft. | |
| Total Number of Lots | <u>78</u> | TOTAL | <u>4435</u> ft. |
| 3. Minimum Lot Frontage | <u>75</u> ft. | 8. Sidewalk adjacent to all | |
| 4. Minimum Lot Area | <u>9,720</u> sq. ft. | streets? <u>X</u> yes _____ no | |
| 5. Existing Zoning | <u>AA</u> | | |
| 6. Proposed Zoning | <u>AA</u> | | |
| 9. Public Water Supply <u>Yes</u> (Yes-No), Name | <u>City of Wichita</u> | | |
| 10. Public Sanitary Sewers <u>Yes</u> (Yes-No), Name | <u>City of Wichita</u> | | |
| 11. Health Department Approval (where applicable) | <u>Yes</u> (Yes-No) | | |
| 12. City of Wichita <u>X</u> : Three-Mile Area | _____ | | |

STAFF COMMENTS:

- A. The applicant and/or his surveyor shall contact Tim Cain of the Department of Public Works relative to indicating appropriate street names on the plat.
- B. The 60 feet of right-of-way indicated for the north-south street adjacent to the old Midland Valley Railroad shall be either increased to the standard 64 foot right-of-way for a residential street or decreased to a 50 foot right-of-way if a marginal access road standard is acceptable. The representatives from the Department of Public Works shall be prepared to comment on this at the Subdivision meeting.
- C. The applicant shall guarantee the paving of all the interior streets.
- D. The applicant shall guarantee the construction of sidewalks adjacent to all interior streets.
- E. It shall be noted that construction of sidewalks is required as a condition of issuance of building permits when the sidewalks have been guaranteed as a requirement of plat approval.
- F. The applicant shall guarantee the installation of sanitary sewer to serve each lot.
- G. The applicant shall guarantee the installation of city water to serve each lot.
- H. Any raising, lowering, incasement or relocation of the Cities Service pipeline along the west line of the plat necessitated by this plat shall be at the sole expense of the applicant.
- I. Both telephone and electric service shall be installed underground.
- J. The applicant shall install or guarantee the installation of all utilities and facilities which are applicable and described in Article 8 of the MAPC Subdivision Regulations.

T9-303

(OVER)
Box Culvert under Broadway } Go to C.C.
R/W from Oil Station } with project

K. Requirements for a final plat (see pages 20-25, Part 4, Article 5 of the MAPC Subdivision Regulations).

FINAL PLAT
SUBDIVISION REPORT

SUBDIVISION COMMITTEE
METROPOLITAN AREA
PLANNING COMMISSION

S/D NO. 77-6 Name Robbins Farm Addition
Date Application Rec'd. 5-9-77 Preliminary Approval 7-14-77
Scheduled S/D Meeting 5-18-78

DESCRIPTION

General Location Northwest corner of Broadway and 55th Street South
Owner Richard S. Robinson
Surveyor/Engineer Baughman Company
Address 330 Laura (67211) Phone 262-7271

1. Gross Acreage of Plat 35.7
2. Number of Lots:
 - Residential 83
 - Commercial _____
 - Industrial _____
 - Other _____
3. Total Number of Lots 83
4. Minimum Lot Frontage 75 ft.
5. Minimum Lot Area 9,720 sq. ft.
6. Existing Zoning AA
7. Proposed Zoning AA
7. Lineal Feet of New Streets:
 - a. 60 R/W 800 ft.
 - b. 64 R/W 2920 ft.
 - c. 70 R/W 715 ft.
 - d. _____ R/W _____ ft.
 - e. _____ R/W _____ ft.
 - TOTAL 4435 ft.
8. Sidewalk adjacent to all streets? x yes _____ no
9. Public Water Supply yes (Yes-No), Name City of Wichita
10. Public Sanitary Sewers yes (Yes-No), Name City of Wichita
11. Health Department Approval (where applicable) yes (Yes-No)
12. City of Wichita x: Three-Mile Area _____

STAFF COMMENTS:

- A. The Midland Valley right-of-way on the plat shall be relabeled as an exception with the notation that it is owned by the City of Wichita.
- B. A condition of approval of the preliminary plat was a recommendation that the box culvert project for installation of box culverts under Broadway, be included in the 1978 Capital Improvement Program. The Director of Public Works has indicated that this project would be included in the Department of Public Works recommendations for the 1978-1983 Capitol Improvement Program.
- C. The applicant shall guarantee the drainage improvements required by the plat.
- D. The applicant shall guarantee the paving of all the interior streets.
- E. The applicant shall guarantee the installation of sanitary sewer to serve all lots.
- F. The applicant shall guarantee the installation of City water to serve all lots.
- G. Sidewalks will be required adjacent to all streets except 55th Street South.
- H. The applicant shall submit a document to be recorded with the Register of Deeds, acknowledging that the construction of sidewalks is the responsibility of the owner of each lot when requests are made for building permits.
- I. Both telephone and electric service shall be installed underground.
- J. Complete access control to Broadway shall be indicated on Reserve "A" and complete access control to 55th Street South for a distance of 40 feet back from the southeast corner of Reserve "A" shall be indicated on the plat.

- K. Access control to 55th Street South on the balance of Reserve "A" will be discussed at the Subdivision Committee meeting as the applicant has indicated he wants 2 points of access to 55th Street South from Reserve "A" for future access to property north of Reserve "A".
- L. The right-of-way being dedicated by this plat for 55th Street South and for Broadway shall be appropriately indicated on the plat.
- M. Reserve "A" and the 15 foot drainage access easement shall be labeled as drainage dedication and the appropriate revisions shall be made in the plat's text.
- N. Recording of the plat within 30 days after approval by the Board of City Commissioners.

S/D NO. 77-6 Name Robbins Farm Addition
Date Application Rec'd. 5-9-77 Preliminary Approval 7-14-77
Scheduled S/D Meeting 6-29-78

DESCRIPTION

General Location Northwest corner of Broadway and 55th Street South

Owner W. Dale Cooper and Richard S. Robinson

Surveyor/Engineer Baughman Company

Address 330 Laura (67211) Phone 262-7271

- | | |
|---|----------------------------------|
| 1. Gross Acreage of Plat <u>35.7</u> | 7. Lineal Feet of New Streets: |
| 2. Number of Lots: | a. <u>50</u> R/W <u>800</u> ft. |
| Residential <u>82</u> | b. <u>64</u> R/W <u>2920</u> ft. |
| Commercial _____ | c. <u>70</u> R/W <u>715</u> ft. |
| Industrial _____ | d. _____ R/W _____ ft. |
| Other _____ | e. _____ R/W _____ ft. |
| Total Number of Lots <u>82</u> | TOTAL _____ ft. |
| 3. Minimum Lot Frontage <u>73</u> ft. | 8. Sidewalk adjacent to all |
| 4. Minimum Lot Area <u>9,720</u> sq. ft. | streets? <u>yes</u> <u>no</u> |
| 5. Existing Zoning <u>AA</u> | |
| 6. Proposed Zoning <u>AA</u> | |
| 9. Public Water Supply <u>yes</u> (Yes-No), Name _____ City _____ | |
| 10. Public Sanitary Sewers <u>yes</u> (Yes-No), Name _____ City _____ | |
| 11. Health Department Approval (where applicable) _____ (Yes-No) | |
| 12. City of Wichita <u>x</u> : Three-Mile Area _____ | |

STAFF COMMENTS:

NOTE: This is a revised final plat, the drainage dedication along 55th Street having been eliminated as the applicant now intends to handle the surface drainage by means of underground storm sewers instead of open ditches. The original final plat was approved by the Subdivision Committee on May 18, 1978.

- A. The applicant shall guarantee the installation of storm water sewers to serve subject property.
- B. The applicant shall guarantee the paving of all interior streets.
- C. The applicant shall guarantee the extension of sanitary sewer to serve all lots being platted.
- D. The applicant shall guarantee the extension of City water to serve all lots being platted.
- E. Sidewalks will be required adjacent to all streets except 55th Street South.
- F. The applicant shall submit a document to be recorded with the Register of Deeds, acknowledging that the construction of sidewalks is the responsibility of the owner of each lot when requests are made for building permits.
- G. Both telephone and electric service shall be installed underground.
- H. Any raising, lowering, encasement or relocation of the pipelines crossing subject property shall be at the sole expense of the applicant.
- I. Recording of the plat within 30 days after approval by the Board of City Commissioners.